



CONSERVATION COMMISSION  
14 FOREST ROAD  
ACTON, MASSACHUSETTS 01720

EXECUTIVE SESSION MINUTES FOR  
AUGUST 6, 1986

10:40 Ms. Place called the roll. Present were: Carol Place, Mike Graesser, Julie McCarthy, Cindy Torkelsen, Bob Young, Jim McGraw, Doug Halley and Debra Lusczynski.

Mr. Young stated that the reason for this session was to make a decision of how to handle an offer from Mr. Kadison on the Audobon Hill/Veenstra property when it is presented to the Commission.

The following are points discussed:

- \* The number of lawsuits pending before the sale could be consummated.
- \* There are two houses on the property. Should they be sold or kept. Would selling the properties by auction raise enough monies to justify not developing the rest of the land.
- \* Besides the \$525,000 for the land, how much would legal fees be, considering Dr. Logan's statement that most likely the Town would be sued if they accepted an offer for the four parcels.
- \* How could the Town be held liable for an action that they are only acting on as presented to them.
- \* The Board of Selectmen wants the Conservation Commission to take the initiative in this instance. The Board of Selectmen have indicated that they want this land. They are split on the development or non-development of the land.
- \* The Town is pro-development.
- \* Town Meeting has previously voted the development of a PCRC zone for the land.
- \* The South Acton Revitalization Group is in favor of development as a PCRC. There is a mini-treatment plant located adjacent to the property.

Mr. Young made a motion that the Conservation Commission purchase the Audobon Hill parcel and other parcels submitted in an offer, if and when it is offered, with the intent of keeping the greatest amount of open space.

Ms. Torkelsen seconded the motion.

Mr. Graesser stated that the Commission should be concerned about the risk involved. He stated that he could not vote for the motion without a detailed analysis of the risks. Under the deed restriction what would happen if the property stays on the open market.

The motion passed and is recorded as 4 ayes and 1 nay. The nay vote was Mike Graesser who wished his vote recorded.

11:24 Ms. Torkelsen made a motion to leave Executive Session. Mr. Young seconded the motion. The motion passed unanimously.

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